

Fountain Crossing Outlot - Lot 5

2601 Lakewood Blvd | Hoffman Estates, IL | US | Cook County

Available Acres: 1.87 | Sale Price: \$1,295,000



Zoning:	Commercial, Retail
Setting:	Mixed-Use Business Park
Within City Limits:	Yes
Site Dimensions:	330' x 187'
Sale Price:	\$1,295,000
Last Updated:	Nov 11, 2022

Economic Development Contact

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Village of Hoffman Estates
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Realtor/Owner Contact

Kim McGuire
Broker
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Property and Area Description

This property, just under two acres, is located across from the new Bell Works mixed-use development (the former AT&T HQ campus). Also adjacent to the new Hoffman Technology Park which will feature 700,000sf of warehouse/industrial. The site is shovel ready with curb cuts, utilities and has access to a traffic signal along Barrington Road. Zoned B-2 allows for most commercial/retail uses. PIN #: 01-36-102-004-0000

Population



761,508
10 Mile Radius

2,679,754
20 Mile Radius

6,216,700
30 Mile Radius

Source: ESRI®, 2025

Households



293,210
10 Mile Radius

1,029,286
20 Mile Radius

2,475,320
30 Mile Radius

Source: ESRI®, 2025

Transportation

Nearest Highway: Rt. 72 (1.5 mi.)

Nearest Interstate: I-90 (1 mi.)

Ingress/Egress Notes: Two points of access to Lakewood Blvd which has a signalized access to Barrington Road.

Nearest Airport: O'Hare International Airport (15 mi.)

Nearest Commercial Airport: O'Hare International Airport (15 mi.)

Distance to Mass Transit: 1

Rail Served: No

Rail Served By: Unknown

Rail Accessible: No

Rail Infrastructure in Place: No

Utilities

Electric: ComEd

Natural Gas: Nicor

Water: Village of Hoffman Estates

Sewer: Village of Hoffman Estates

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